



Standard Residential PAC Comments – Stormwater Department

Comments from Robert Roux, PE

- 1) Electronic plan submittal is preferred, only a hard copy of the SWPPP binder is needed. Please contact me and I will get you in touch with the City IT department, and we will get you set up to upload electronic files to the City of Greer File Transfer Protocol (FTP) site.
- 2) All retaining walls must be permitted regardless of height. The wall permit must be issued before a City of Greer Grading Permit can be issued. Retaining walls that are 4 feet in height or greater require engineered plans and must be reviewed/approved by the City Building Official. Refer to the [Retaining Wall Checklist](#) on the City of Greer website.
- 3) A City of Greer demolition permit must be received prior to demolition of structures. The demo permit must be issued prior to the issuing the grading permit.
- 4) This site requires a stormwater permit, stormwater bond or letter of credit, stormwater maintenance agreement(s), and city grading permit prior to initiating land disturbing activities.
- 5) All engineering plans, calculations, certifications, and bond estimates submitted for review must be stamped with both the engineer's seal and the Certificate of Authorization.
- 6) Per city ordinance detention of the 2-, 10- and 25-year events is required. Safe discharge of the 100-year storm event is also required.
- 7) Use appropriate rainfall depths rainfalls from the SCDHEC BMP manual.
- 8) Stormwater quality treatment is required. The first inch of runoff must be addressed.
- 9) Per city stormwater ordinance Section 90-368 (c) (1) – Individual lot drainage swales designed to carry stormwater between individual residential lots shall be placed on a 10 ft. drainage easement, (five feet on each side of the lot line). All other easements shall be according to city ordinance.
- 10) The site is subject to the 2012 Construction General Permit and its requirements.
- 11) The only allowable non-stormwater discharges as listed in the CGP and SMS4 permit are allowed.
- 12) Construction General Permit buffer requirements apply to all streams, wetlands, or other surface waters. The buffer for a TMDL watershed is 45-ft. A surface water protection plan and maintenance notes are required on the plan sheets when buffer widths are reduced.

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- 13) If wetlands/ WOS are within 100 ft. of disturbance, please provide a wetland delineation plan sheet and provide a status of the wetland delineation verification from ACOE.
- 14) The preferred hydrology/hydraulic software is Hydraflow.
- 15) Sediment trapping efficiency calculations are required. Per state law and City Ordinance you must achieve 80% trapping efficiency. You may need to achieve a greater trapping efficiency in order to meet the quantitative and qualitative assessment requirement. SedCad is the preferred method of calculating trapping efficiency.
- 16) Plan scale and contour intervals must be readable for review without magnification.
- 17) Basic erosion controls such as silt fence, dust control and construction entrance must be in place to timber. Sediment traps, sediment basins and diversions, etc. must be in place to stump and grub.
- 18) If the site contains existing wells or septic tanks, they will need to be closed per DHEC requirements.
- 19) Pet waste stations are required for all residential projects.
- 20) Make the first plan sheet the title page. It should include the site data table and the Owner's Certification Statement depicted below:

Total Site Area	_____Acres or Ft2
Disturbed Area	_____Acres or Ft2
Developed Impervious Area (by parcel number)	_____Acres or Ft2
Receiving Stream	
Ultimate Receiving Stream	
Import/ Export Estimate	
Proposed Retaining Wall(s)	"Yes" or "No"

"I _____certify that the land disturbing activity will be accomplished to the plan approved by the City of Greer and SC DHEC."

"I _____acknowledge as the property owner and person ultimately responsible for the land disturbing activity at this site, the right of the City of Greer or SC DHEC to conduct on-site inspections."

- 21) Use the City of Greer Standard Notes which include grassing specifications. All notes must be provided on the plan sheets. Contact the Stormwater Department for standard notes.
- 22) Use SCDHEC BMP manual details when available. Details should include the DHEC title block.
- 23) Stormwater Management Agreements, Engineer's Certification Statement, etc. can be found on our website at:
<http://www.cityofgreer.org/departments/stormwater.php>
- 24) A pre-submittal meeting with the Stormwater Manager is required prior to plan submission. Contact the Stormwater Department to schedule the pre-submittal meeting.

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- 25) After the pre-submittal meeting, the SWPPP and plans should be submitted in the Attention of Brandy Blake the Development Coordinator.
- 26) A plan review invoice must be provided to accept and process the site development plan review fee.
- 27) The plan review process will not be initiated until the pre-submittal meeting is conducted, the plan review invoice is payed, and a complete submittal is provided.